

Local Market Update for May 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Rural Gunnison

Single Family	May			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 05-2024	Thru 05-2025	Percent Change from Previous Year
New Listings	6	23	+ 283.3%	24	44	+ 83.3%
Sold Listings	1	5	+ 400.0%	14	17	+ 21.4%
Median Sales Price*	\$1,190,000	\$1,100,000	- 7.6%	\$1,055,000	\$775,000	- 26.5%
Average Sales Price*	\$1,190,000	\$1,003,000	- 15.7%	\$1,472,117	\$872,353	- 40.7%
Percent of List Price Received*	100.0%	97.0%	- 3.0%	97.2%	95.3%	- 2.0%
Days on Market Until Sale	52	101	+ 94.2%	98	146	+ 49.0%
Inventory of Homes for Sale	23	35	+ 52.2%	--	--	--
Months Supply of Inventory	4.5	8.8	+ 95.6%	--	--	--

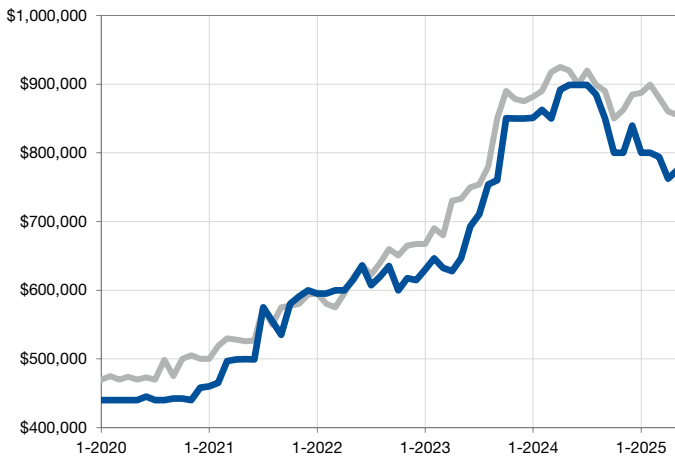
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	May			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 05-2024	Thru 05-2025	Percent Change from Previous Year
New Listings	1	1	0.0%	4	10	+ 150.0%
Sold Listings	0	1	--	1	5	+ 400.0%
Median Sales Price*	\$0	\$535,000	--	\$258,000	\$386,600	+ 49.8%
Average Sales Price*	\$0	\$535,000	--	\$258,000	\$390,520	+ 51.4%
Percent of List Price Received*	0.0%	100.0%	--	100.0%	96.0%	- 4.0%
Days on Market Until Sale	0	58	--	42	87	+ 107.1%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--

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Median Sales Price – Single Family Rolling 12-Month Calculation

Gunnison Country Association —
Rural Gunnison —



Median Sales Price – Townhouse-Condo Rolling 12-Month Calculation

Gunnison Country Association —
Rural Gunnison —

